

2022



PARADISE VALLEY



MARKET REPORT APRIL

Scottsdale Area Association of REALTORS®
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Summary of Key Listing and Sales Metrics

A summary of the key metrics selected to be included in the report. MLS sources where licensed.

Key Metrics	Apr 2022	Apr 2021	+ / -	YTD 2022	YTD 2021	+ / -
Listing Activity Charts Metrics						
New Listing Count	69	95	-27.4%	256	371	-31%
New Listing Volume	\$271,313,148	\$329,799,558	-17.7%	\$1,133,455,490	\$1,146,578,351	-1.1%
Active Listing Count	120	214	-43.9%	N/A	N/A	
Active Listing Volume	\$784,775,865	\$963,532,945	-18.6%	N/A	N/A	
Average Listing Price	\$6,539,799	\$4,502,490	+45.2%	\$6,575,003	\$4,149,384	+58.5%
Median Listing Price	\$5,300,000	\$3,295,000	+60.8%	\$5,352,847	\$3,300,829	+62.2%
Average Listing Price per Sq Ft	\$929	\$670	+38.7%	\$923	\$625	+47.7%
Median Listing Price per Sq Ft	\$811	\$597	+36%	\$822	\$570	+44.2%
Median Days in RPR	50	49	+2%	59.12	61.37	-3.7%
Months of Inventory	1.9	2.4	-21.7%	1.6	4.5	-65.3%
Absorption Rate	52.5%	41.12%	+11.4%	64.5%	22.36%	+42.1%
Sales Activity Charts Metrics						
New Pending Sales Count	61	107	-43%	303	342	-11.4%
New Pending Sales Volume	\$262,098,249	\$294,753,699	-11.1%	\$1,236,957,737	\$891,658,052	+38.7%
Pending Sales Count	52	48	+8.3%	N/A	N/A	
Pending Sales Volume	\$253,896,449	\$143,432,525	+77%	N/A	N/A	
Closed Sales Count	52	104	-50%	223	307	-27.4%
Closed Sales Volume	\$216,913,986	\$279,525,302	-22.4%	\$828,797,041	\$776,527,802	+6.7%
Average Sales Price	\$4,171,423	\$2,687,743	+55.2%	\$3,716,579	\$2,529,407	+46.9%
Median Sales Price	\$3,500,000	\$2,312,500	+51.4%	\$3,118,929	\$2,230,081	+39.9%
Average Sales Price per Sq Ft	\$731	\$532	+37.3%	\$708	\$520	+36.2%
Median Sales Price per Sq Ft	\$716	\$466	+53.7%	\$647	\$476	+35.9%
Distressed Charts Metrics						
Distressed Listing Count	—	1	—	N/A	N/A	

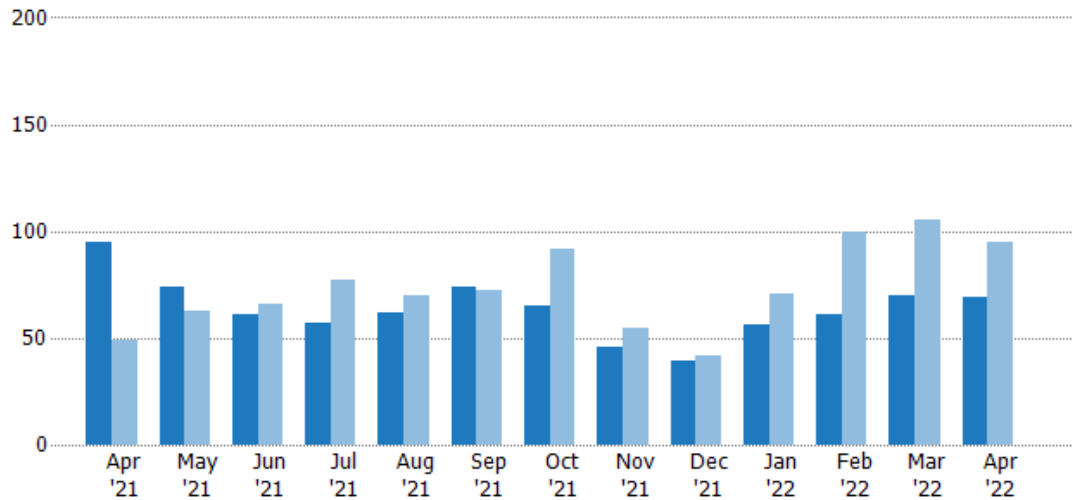
New Listings

The number of new residential listings that were added each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Count	% Chg.
Apr '22	69	-27.4%
Apr '21	95	93.9%
Apr '20	49	24.5%



Current Year	95	74	61	57	62	74	65	46	39	56	61	70	69
Prior Year	49	63	66	77	70	72	92	55	42	71	100	105	95
Percent Change from Prior Year	94%	17%	-8%	-26%	-11%	3%	-29%	-16%	-7%	-21%	-39%	-33%	-27%

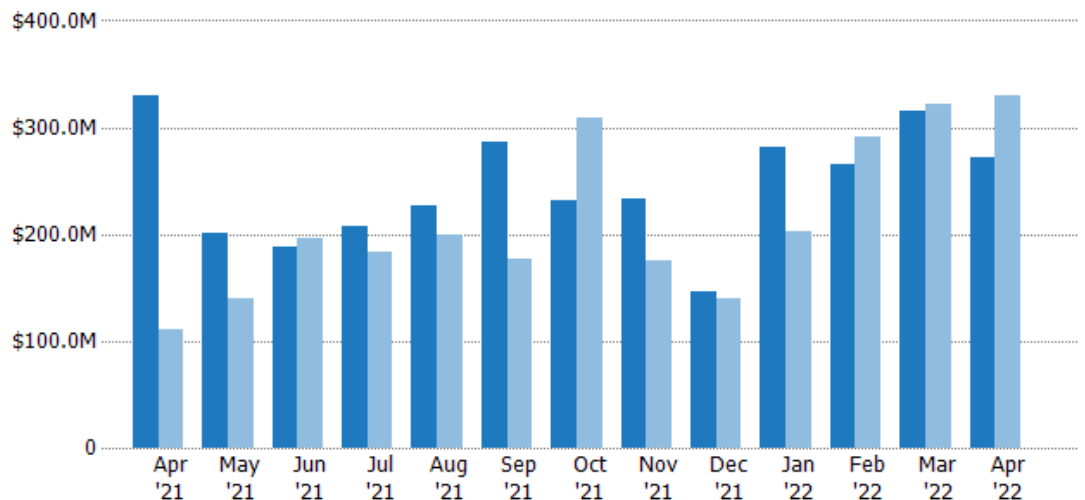
New Listing Volume

The sum of the listing price of residential listings that were added each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Volume	% Chg.
Apr '22	\$271M	-17.7%
Apr '21	\$330M	199.3%
Apr '20	\$110M	13.6%



Current Year	\$330M	\$201M	\$187M	\$207M	\$227M	\$286M	\$232M	\$233M	\$147M	\$282M	\$266M	\$315M	\$271M
Prior Year	\$110M	\$140M	\$196M	\$183M	\$199M	\$177M	\$308M	\$175M	\$139M	\$203M	\$292M	\$322M	\$330M
Percent Change from Prior Year	199%	43%	-4%	13%	14%	62%	-25%	33%	6%	39%	-9%	-2%	-18%

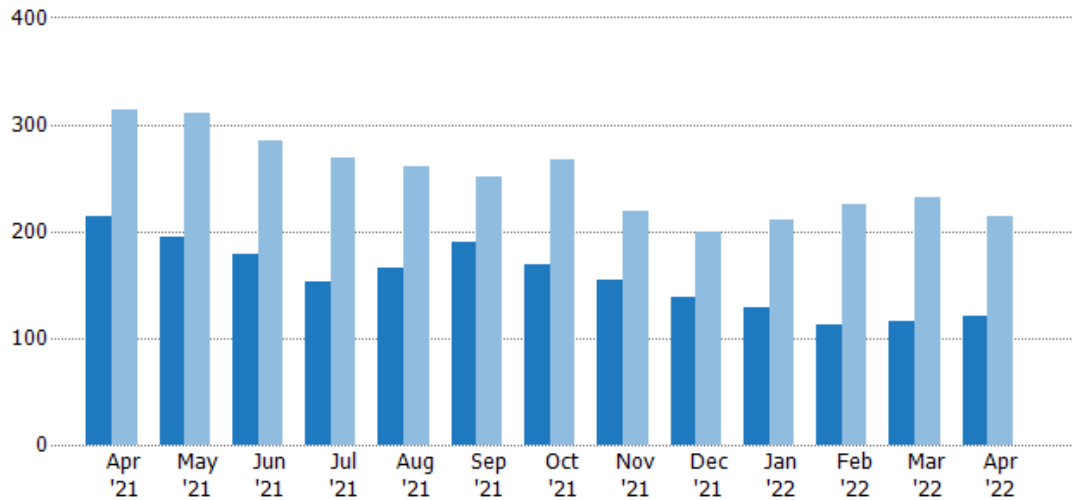
Active Listings

The number of active residential listings at the end of each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Count	% Chg.
Apr '22	120	-43.9%
Apr '21	214	-31.8%
Apr '20	314	11.1%



Current Year	214	194	179	153	165	189	169	154	139	129	112	115	120
Prior Year	314	310	284	269	261	251	267	218	199	210	225	232	214
Percent Change from Prior Year	-32%	-37%	-37%	-43%	-37%	-25%	-37%	-29%	-30%	-39%	-50%	-50%	-44%

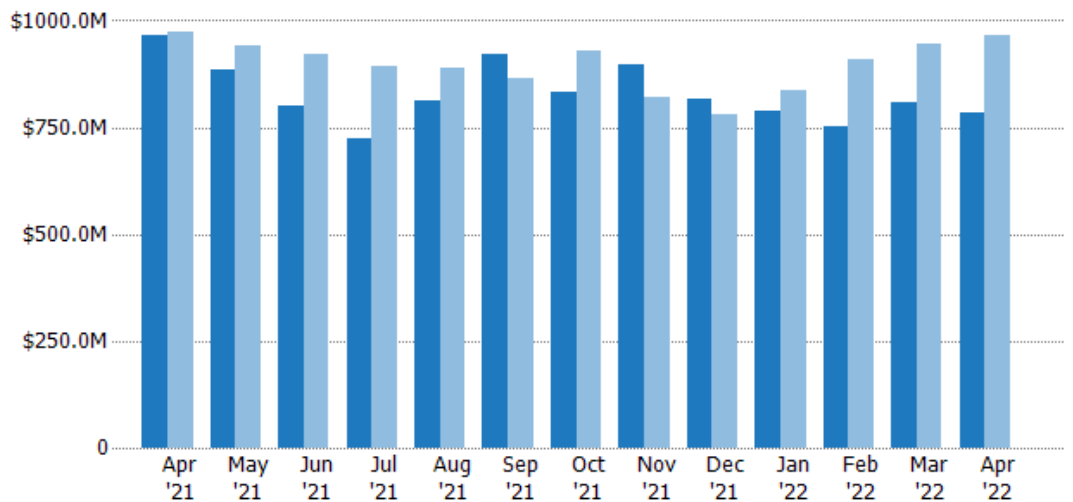
Active Listing Volume

The sum of the listing price of active residential listings at the end of each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Volume	% Chg.
Apr '22	\$785M	-18.6%
Apr '21	\$964M	-1.2%
Apr '20	\$975M	0.4%



Current Year	\$964M	\$885M	\$801M	\$722M	\$813M	\$921M	\$833M	\$896M	\$816M	\$788M	\$750M	\$807M	\$785M
Prior Year	\$975M	\$941M	\$922M	\$893M	\$887M	\$866M	\$929M	\$822M	\$780M	\$836M	\$910M	\$947M	\$964M
Percent Change from Prior Year	-1%	-6%	-13%	-19%	-8%	6%	-10%	9%	5%	-6%	-18%	-15%	-19%

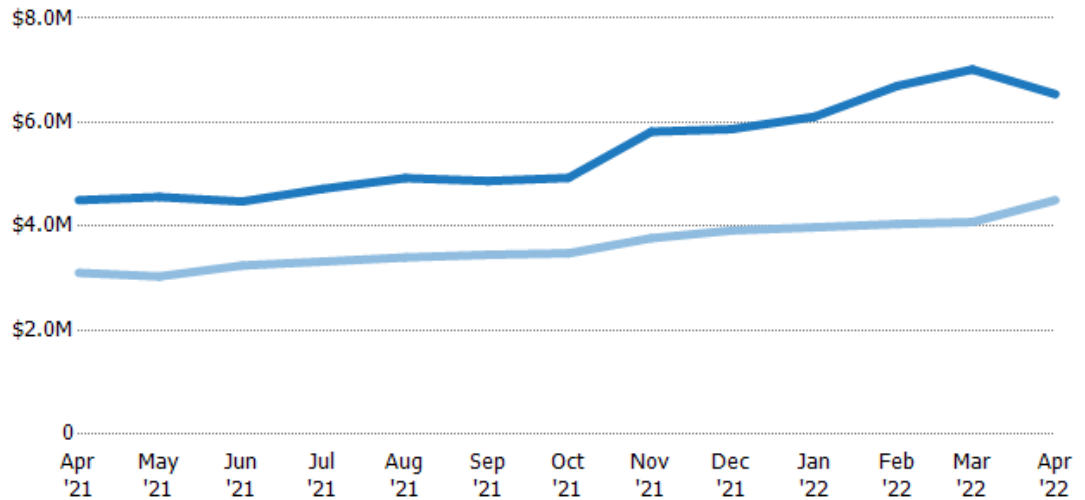
Average Listing Price

The average listing price of active residential listings at the end of each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Price	% Chg.
Apr '22	\$6.54M	45.2%
Apr '21	\$4.5M	45%
Apr '20	\$3.11M	-9.6%



Current Year	\$4.5M	\$4.56M	\$4.48M	\$4.72M	\$4.93M	\$4.87M	\$4.93M	\$5.82M	\$5.87M	\$6.11M	\$6.7M	\$7.02M	\$6.54M
Prior Year	\$3.11M	\$3.04M	\$3.24M	\$3.32M	\$3.4M	\$3.45M	\$3.48M	\$3.77M	\$3.92M	\$3.98M	\$4.04M	\$4.08M	\$4.5M
Percent Change from Prior Year	45%	50%	38%	42%	45%	41%	42%	54%	50%	53%	66%	72%	45%

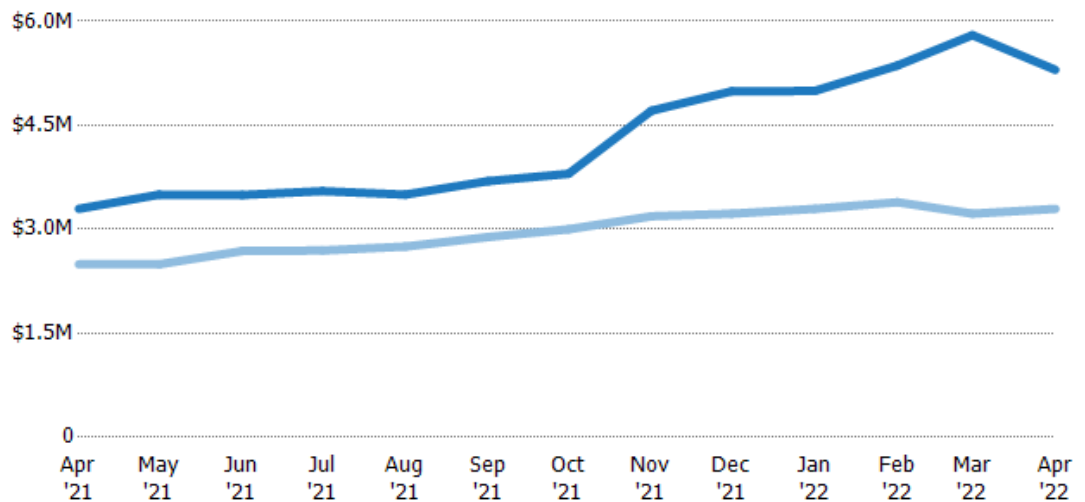
Median Listing Price

The median listing price of active residential listings at the end of each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Price	% Chg.
Apr '22	\$5.3M	60.8%
Apr '21	\$3.3M	32.1%
Apr '20	\$2.5M	-4.8%



Current Year	\$3.3M	\$3.5M	\$3.5M	\$3.55M	\$3.5M	\$3.7M	\$3.8M	\$4.71M	\$4.99M	\$5M	\$5.36M	\$5.8M	\$5.3M
Prior Year	\$2.5M	\$2.5M	\$2.69M	\$2.7M	\$2.75M	\$2.89M	\$3M	\$3.19M	\$3.23M	\$3.3M	\$3.39M	\$3.23M	\$3.3M
Percent Change from Prior Year	32%	40%	30%	32%	27%	28%	27%	48%	55%	52%	58%	80%	61%

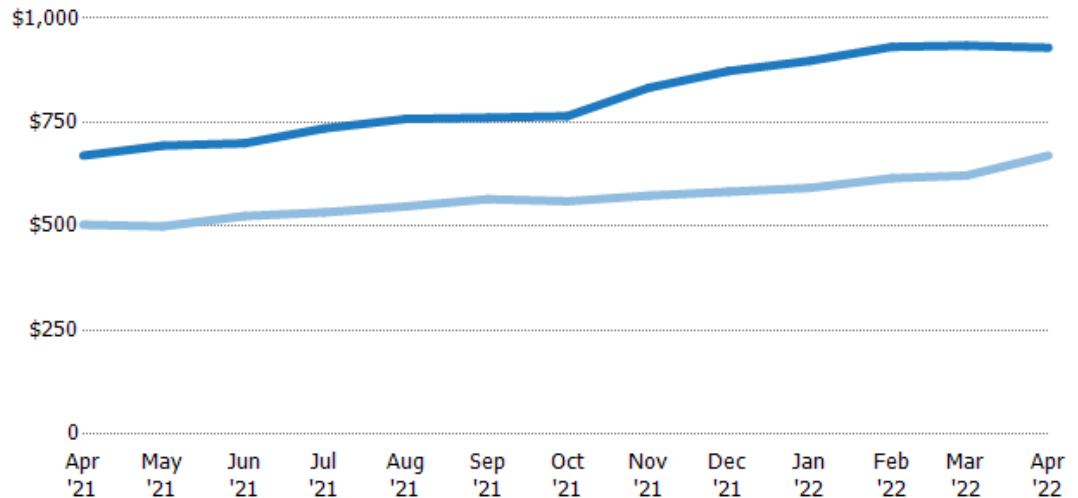
Average Listing Price per Sq Ft

The average of listing prices divided by the living area of homes on market at the end of each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Price/sq ft	% Chg.
Apr '22	\$929	38.7%
Apr '21	\$670	33%
Apr '20	\$504	-8.4%



Current Year	\$670	\$694	\$700	\$735	\$758	\$761	\$765	\$833	\$873	\$898	\$931	\$934	\$929
Prior Year	\$504	\$500	\$525	\$533	\$548	\$565	\$560	\$574	\$583	\$592	\$616	\$622	\$670
Percent Change from Prior Year	33%	39%	33%	38%	38%	35%	37%	45%	50%	52%	51%	50%	39%

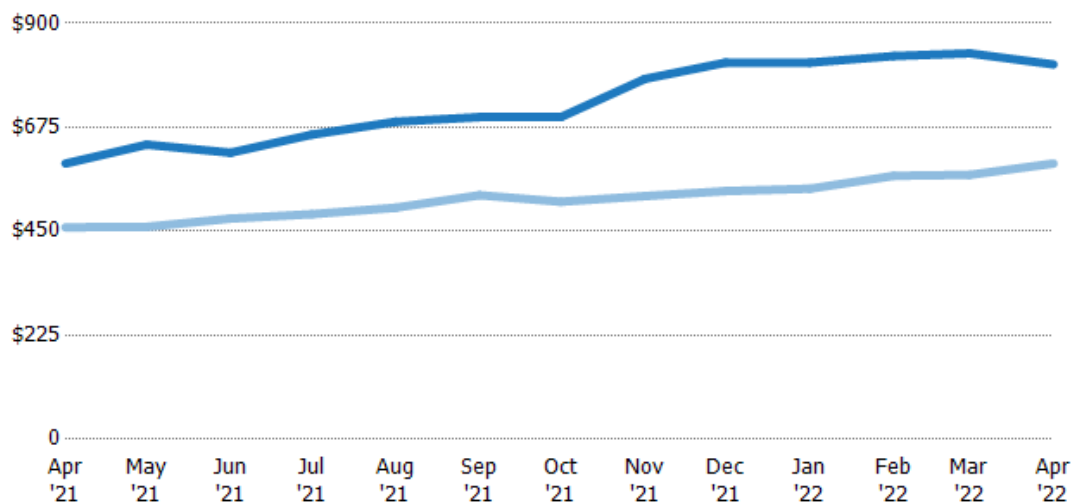
Median Listing Price per Sq Ft

The median of listing prices divided by the living area of homes on market at the end of each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Price/sq ft	% Chg.
Apr '22	\$811	36%
Apr '21	\$597	30.1%
Apr '20	\$459	-7.3%



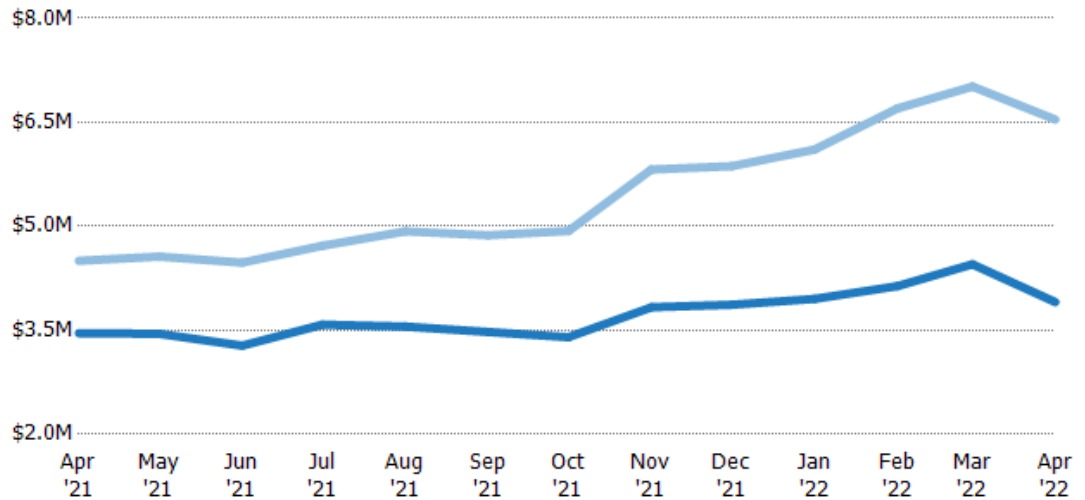
Current Year	\$597	\$638	\$620	\$659	\$687	\$697	\$697	\$780	\$815	\$815	\$829	\$835	\$811
Prior Year	\$459	\$460	\$478	\$487	\$501	\$528	\$514	\$526	\$537	\$542	\$570	\$572	\$597
Percent Change from Prior Year	30%	39%	30%	35%	37%	32%	36%	48%	52%	50%	45%	46%	36%

Average Listing Price vs Average Est Value

The average listing price as a percentage of the average AVM or RVM® valuation estimate for active listings each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

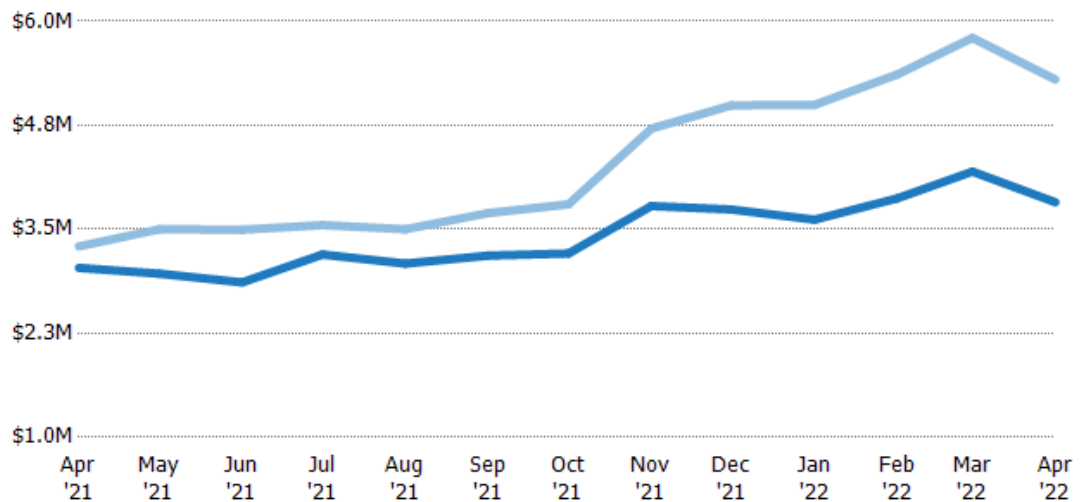


Median Listing Price vs Median Est Value

The median listing price as a percentage of the median AVM or RVM® valuation estimate for active listings each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



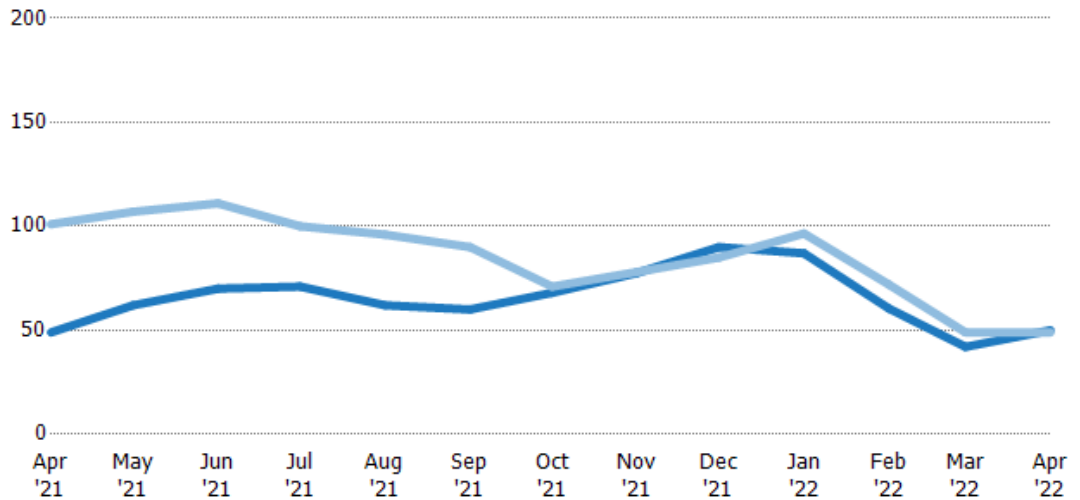
Median Days in RPR

The median number of days between when residential properties are first displayed as active listings in RPR and when accepted offers have been noted in RPR.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Days	% Chg.
Apr '22	50	2%
Apr '21	49	-51.5%
Apr '20	101	2%



Current Year	49	62	70	71	62	60	68	77.5	90	87	60.5	42	50
Prior Year	101	107	111	100	96	90	71	78	85	96.5	72	49	49
Percent Change from Prior Year	-51%	-42%	-37%	-29%	-35%	-33%	-4%	-1%	6%	-10%	-16%	-14%	2%

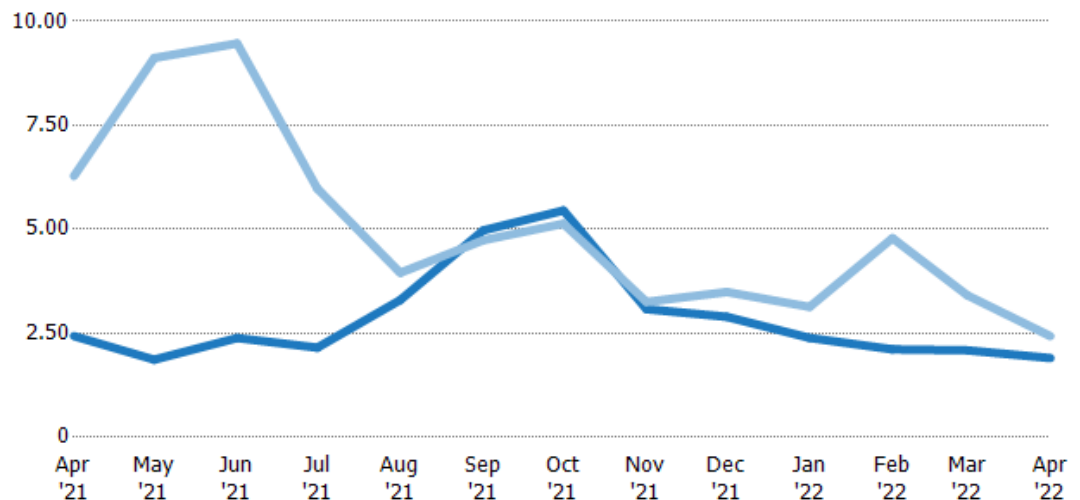
Months of Inventory

The number of months it would take to exhaust active listings at the current sales rate.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Months	% Chg.
Apr '22	1.9	-21.7%
Apr '21	2.43	-61.3%
Apr '20	6.28	-10.4%



Current Year	2.43	1.87	2.39	2.15	3.3	4.97	5.45	3.08	2.9	2.39	2.11	2.09	1.9
Prior Year	6.28	9.12	9.47	5.98	3.95	4.74	5.13	3.25	3.49	3.13	4.79	3.41	2.43
Percent Change from Prior Year	-61%	-80%	-75%	-64%	-17%	5%	6%	-5%	-17%	-24%	-56%	-39%	-22%

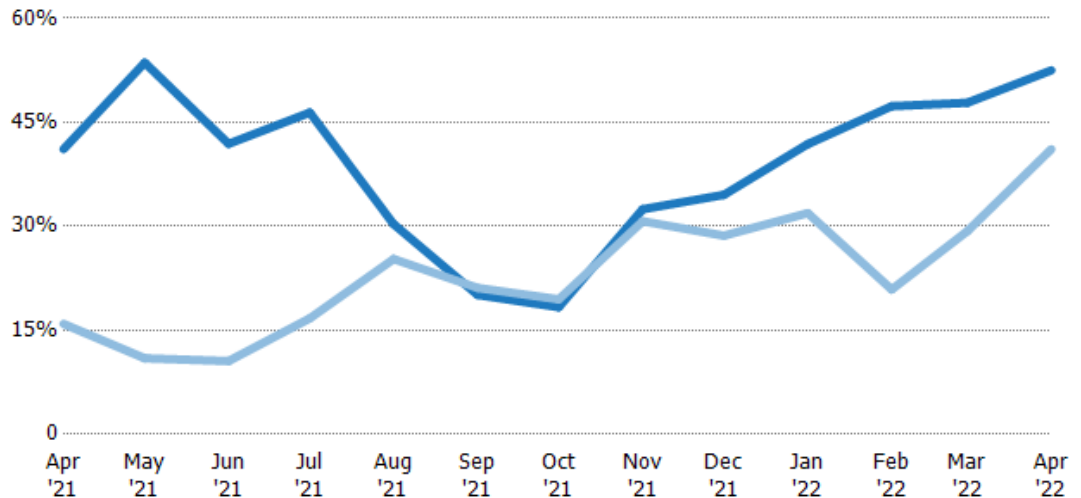
Absorption Rate

The percentage of inventory sold per month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Rate	Chg.
Apr '22	53%	-11.4%
Apr '21	41%	-25.2%
Apr '20	16%	11.6%



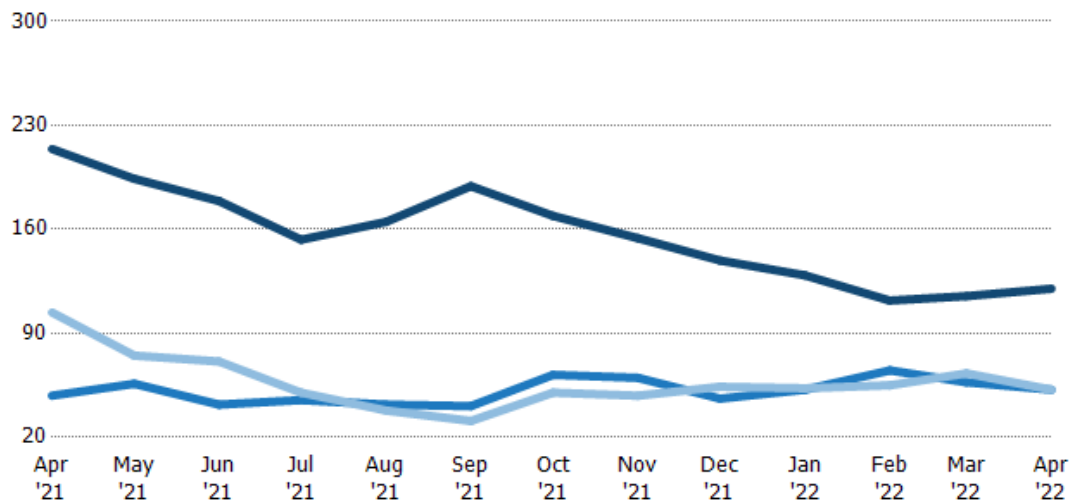
Current Year	41%	54%	42%	46%	30%	20%	18%	32%	35%	42%	47%	48%	53%
Prior Year	16%	11%	11%	17%	25%	21%	19%	31%	29%	32%	21%	29%	41%
Change from Prior Year	-25%	-43%	-31%	-30%	-5%	1%	1%	-2%	-6%	-10%	-26%	-19%	-11%

Active/Pending/Sold Units

The number of residential properties that were Active, Pending and Sold each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



Active	214	194	179	153	165	189	169	154	139	129	112	115	120
Pending	48	56	42	45	42	41	62	60	46	52	65	57	52
Sold	104	75	71	50	38	31	50	48	54	53	55	63	52

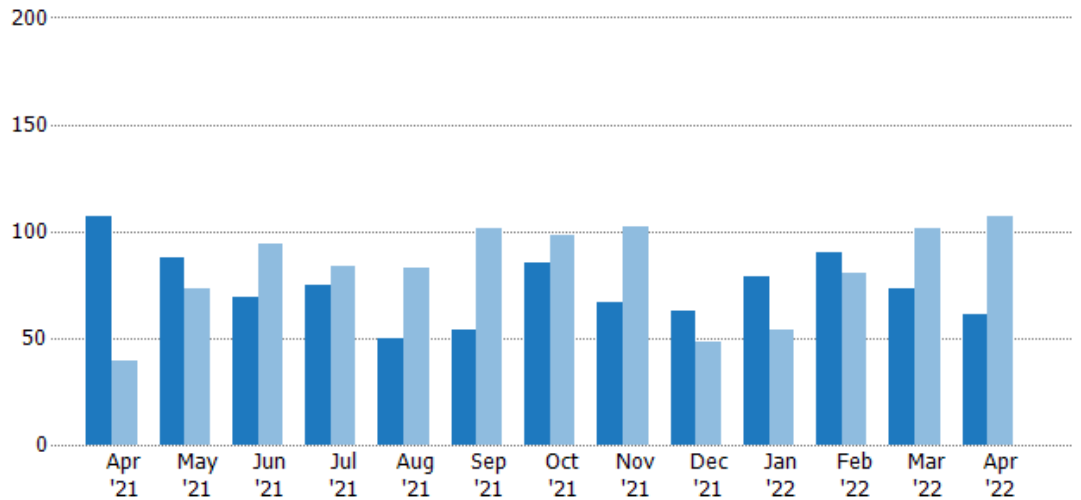
New Pending Sales

The number of residential properties with accepted offers that were added each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Count	% Chg.
Apr '22	61	-43%
Apr '21	107	174.4%
Apr '20	39	71.8%



Current Year	107	88	69	75	50	54	85	67	63	79	90	73	61
Prior Year	39	73	94	84	83	101	98	102	48	54	80	101	107
Percent Change from Prior Year	174%	21%	-27%	-11%	-40%	-47%	-13%	-34%	31%	46%	13%	-28%	-43%

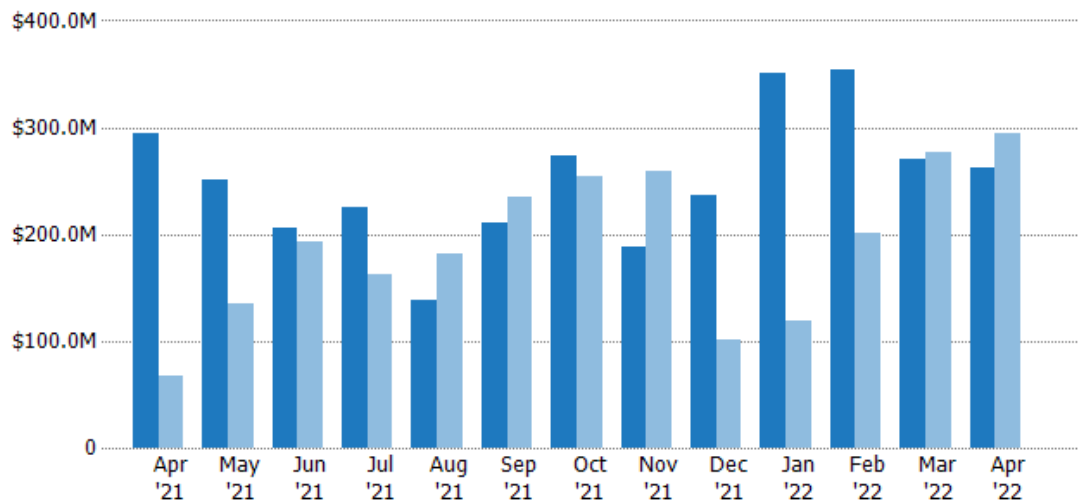
New Pending Sales Volume

The sum of the sales price of residential properties with accepted offers that were added each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Volume	% Chg.
Apr '22	\$262M	-11.1%
Apr '21	\$295M	337.8%
Apr '20	\$67.3M	90.5%



Current Year	\$295M	\$251M	\$206M	\$225M	\$138M	\$210M	\$273M	\$187M	\$237M	\$350M	\$354M	\$270M	\$262M
Prior Year	\$67.3M	\$136M	\$192M	\$162M	\$182M	\$235M	\$253M	\$258M	\$101M	\$118M	\$202M	\$277M	\$295M
Percent Change from Prior Year	338%	85%	7%	39%	-24%	-10%	8%	-27%	133%	196%	76%	-2%	-11%

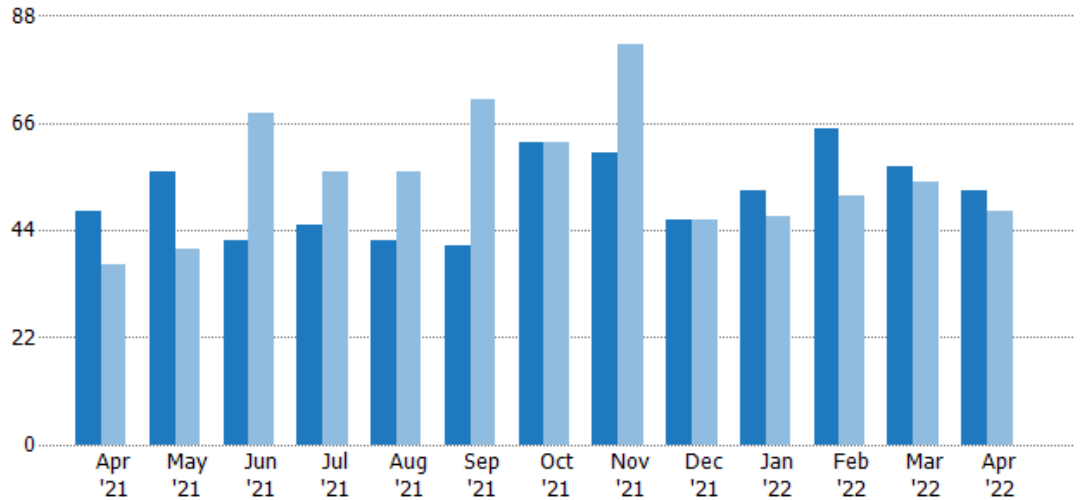
Pending Sales

The number of residential properties with accepted offers that were available at the end each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Count	% Chg.
Apr '22	52	8.3%
Apr '21	48	29.7%
Apr '20	37	67.6%



Current Year	48	56	42	45	42	41	62	60	46	52	65	57	52
Prior Year	37	40	68	56	56	71	62	82	46	47	51	54	48
Percent Change from Prior Year	30%	40%	-38%	-20%	-25%	-42%	0%	-27%	0%	11%	27%	6%	8%

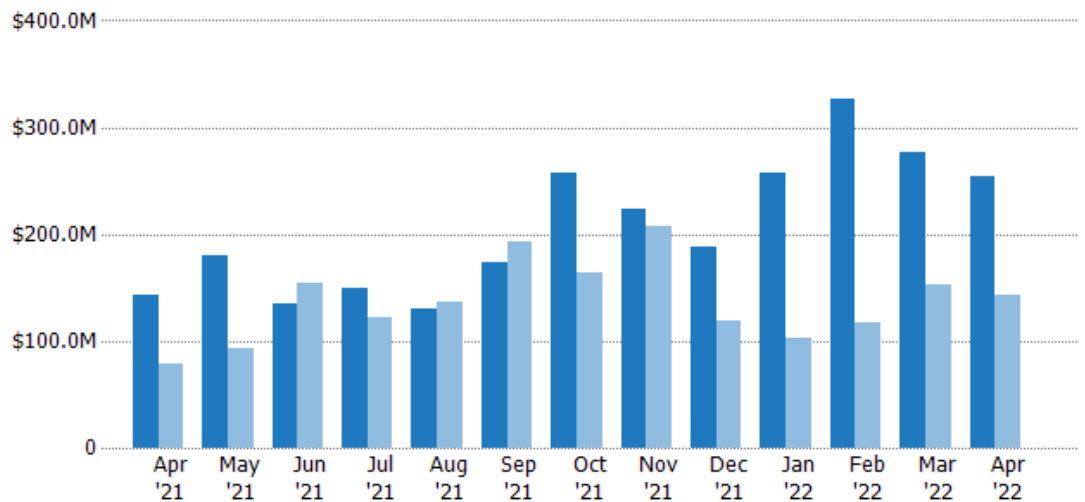
Pending Sales Volume

The sum of the sales price of residential properties with accepted offers that were available at the end of each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Volume	% Chg.
Apr '22	\$254M	77%
Apr '21	\$143M	84.2%
Apr '20	\$77.9M	80.7%



Current Year	\$143M	\$181M	\$135M	\$149M	\$131M	\$174M	\$257M	\$223M	\$188M	\$258M	\$327M	\$276M	\$254M
Prior Year	\$77.9M	\$93.9M	\$154M	\$122M	\$136M	\$193M	\$163M	\$208M	\$119M	\$103M	\$118M	\$152M	\$143M
Percent Change from Prior Year	84%	93%	-12%	22%	-4%	-10%	57%	7%	57%	150%	177%	82%	77%

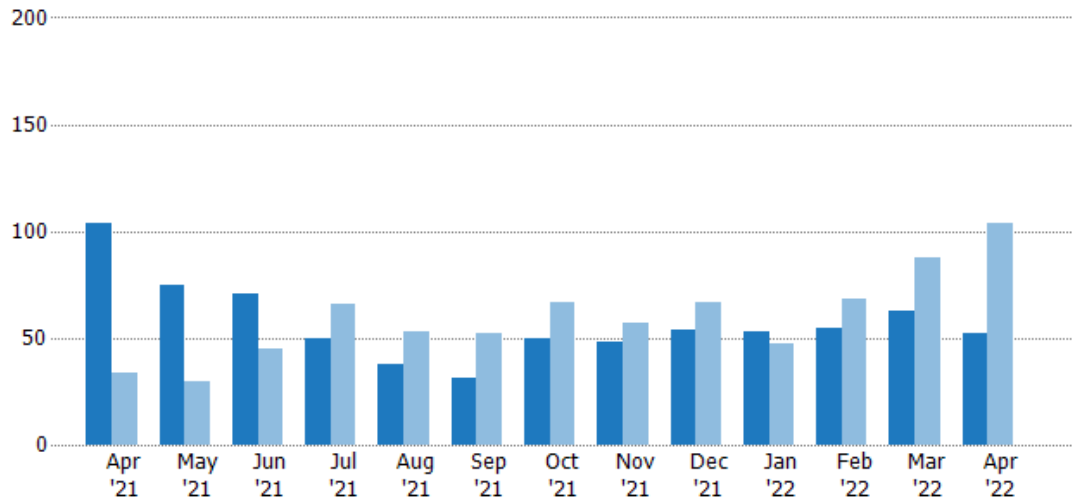
Closed Sales

The total number of residential properties sold each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Count	% Chg.
Apr '22	52	-50%
Apr '21	104	205.9%
Apr '20	34	20.6%



Current Year	104	75	71	50	38	31	50	48	54	53	55	63	52
Prior Year	34	30	45	66	53	52	67	57	67	47	68	88	104
Percent Change from Prior Year	206%	150%	58%	-24%	-28%	-40%	-25%	-16%	-19%	13%	-19%	-28%	-50%

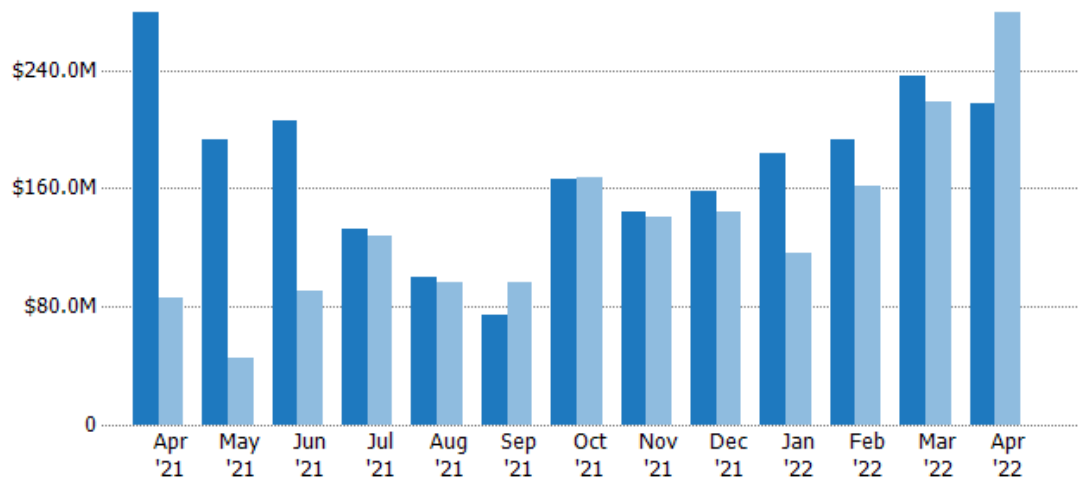
Closed Sales Volume

The sum of the sales price of residential properties sold each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Volume	% Chg.
Apr '22	\$217M	-22.4%
Apr '21	\$280M	224.5%
Apr '20	\$86.2M	-9.9%



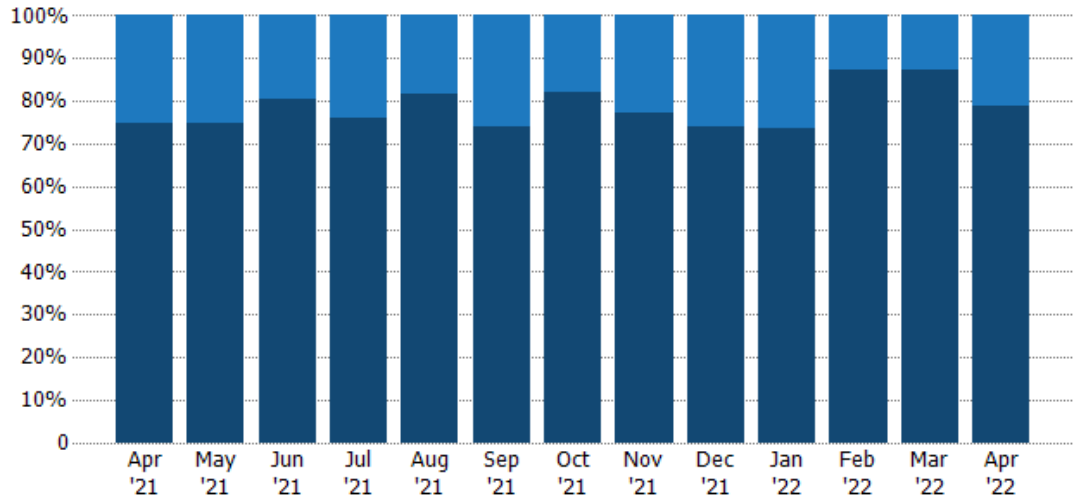
Current Year	\$280M	\$192M	\$206M	\$132M	\$100M	\$74.1M	\$166M	\$144M	\$158M	\$183M	\$193M	\$236M	\$217M
Prior Year	\$86.2M	\$45.1M	\$90.1M	\$127M	\$96.5M	\$96M	\$167M	\$141M	\$145M	\$116M	\$162M	\$219M	\$280M
Percent Change from Prior Year	224%	327%	129%	4%	3%	-23%	-1%	2%	9%	58%	19%	8%	-22%

Closed Sales by Property Type

The percentage of residential properties sold each month by property type.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



Condo/Townhouse

25% 25% 20% 24% 18% 26% 18% 23% 26% 26% 13% 13% 21%

Single Family Residence

75% 75% 80% 76% 82% 74% 82% 77% 74% 74% 87% 87% 79%

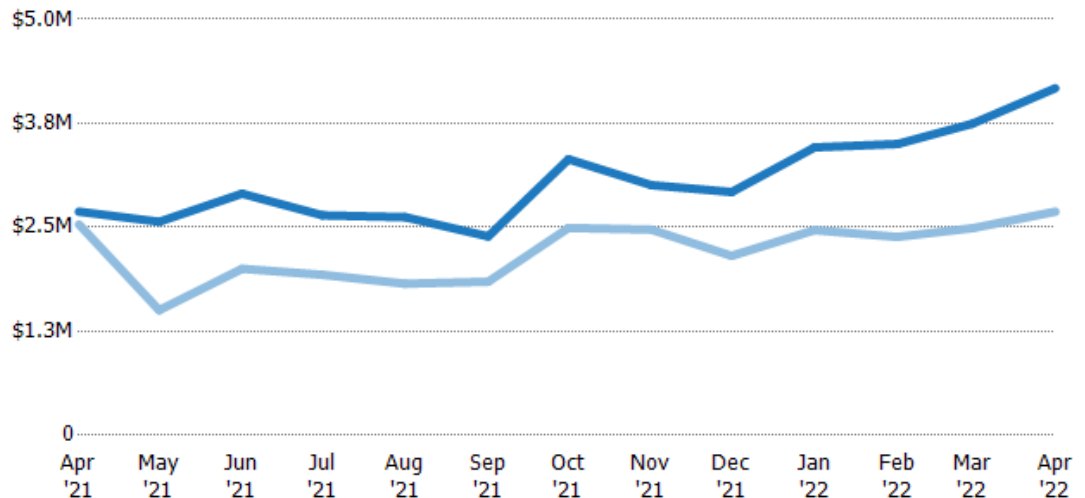
Average Sales Price

The average sales price of the residential properties sold each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Price	% Chg.
Apr '22	\$4.17M	55.2%
Apr '21	\$2.69M	6.1%
Apr '20	\$2.53M	-25.3%



Current Year

\$2.69M \$2.57M \$2.9M \$2.64M \$2.62M \$2.39M \$3.32M \$3.01M \$2.92M \$3.46M \$3.5M \$3.75M \$4.17M

Prior Year

\$2.53M \$1.5M \$2M \$1.93M \$1.82M \$1.85M \$2.49M \$2.47M \$2.16M \$2.47M \$2.38M \$2.49M \$2.69M

Percent Change from Prior Year

6% 71% 45% 37% 44% 29% 33% 22% 36% 40% 47% 50% 55%

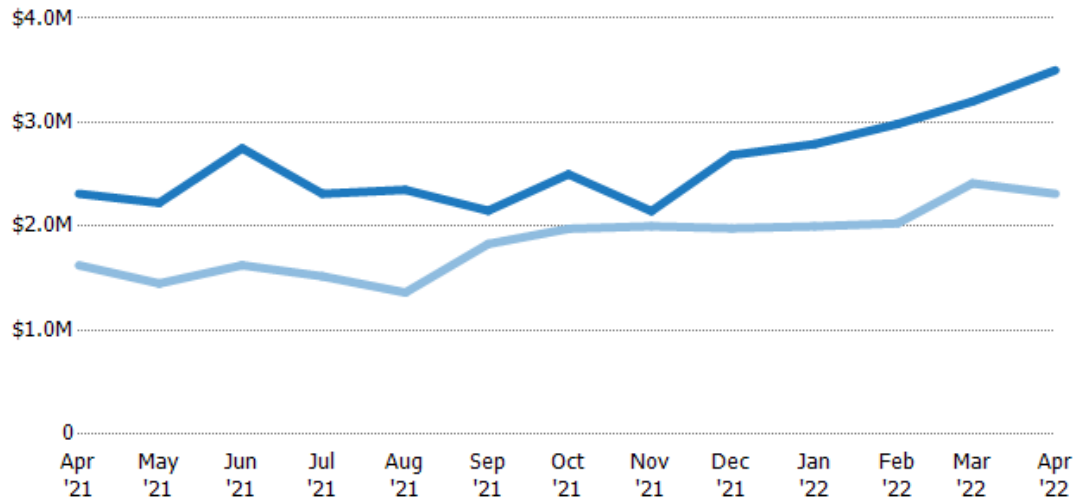
Median Sales Price

The median sales price of the residential properties sold each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Price	% Chg.
Apr '22	\$3.5M	51.4%
Apr '21	\$2.31M	42.3%
Apr '20	\$1.63M	-8.3%



Current Year	\$2.31M	\$2.23M	\$2.75M	\$2.31M	\$2.35M	\$2.15M	\$2.5M	\$2.15M	\$2.68M	\$2.79M	\$2.98M	\$3.2M	\$3.5M
Prior Year	\$1.63M	\$1.45M	\$1.63M	\$1.52M	\$1.36M	\$1.83M	\$1.98M	\$2M	\$1.98M	\$2M	\$2.03M	\$2.41M	\$2.31M
Percent Change from Prior Year	42%	53%	69%	52%	72%	17%	27%	7%	36%	40%	47%	33%	51%

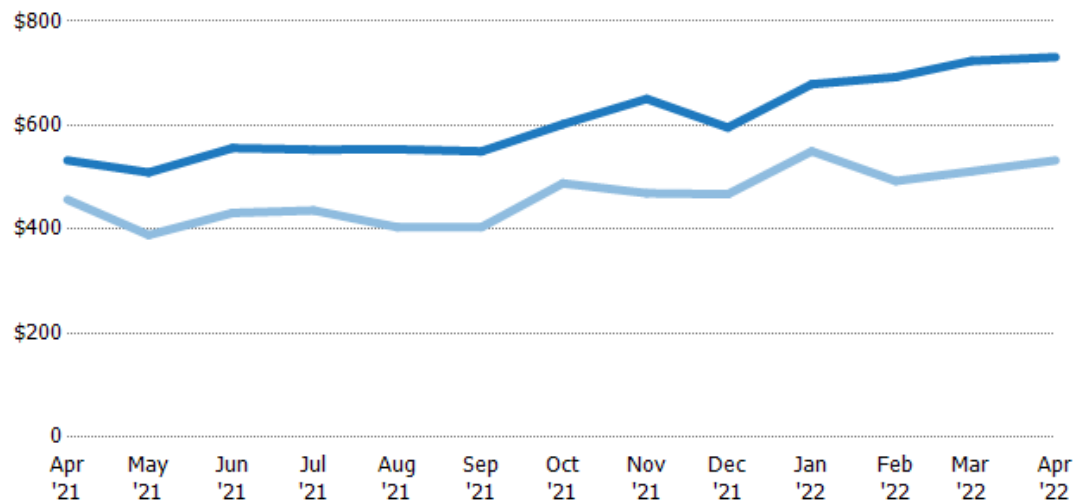
Average Sales Price per Sq Ft

The average of the sales price divided by the living area of properties sold each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Price/sq ft	% Chg.
Apr '22	\$731	37.3%
Apr '21	\$532	16.5%
Apr '20	\$457	-9.3%



Current Year	\$532	\$509	\$556	\$553	\$554	\$550	\$602	\$651	\$596	\$679	\$693	\$724	\$731
Prior Year	\$457	\$389	\$431	\$436	\$404	\$404	\$488	\$469	\$467	\$550	\$493	\$511	\$532
Percent Change from Prior Year	17%	31%	29%	27%	37%	36%	23%	39%	27%	23%	41%	42%	37%

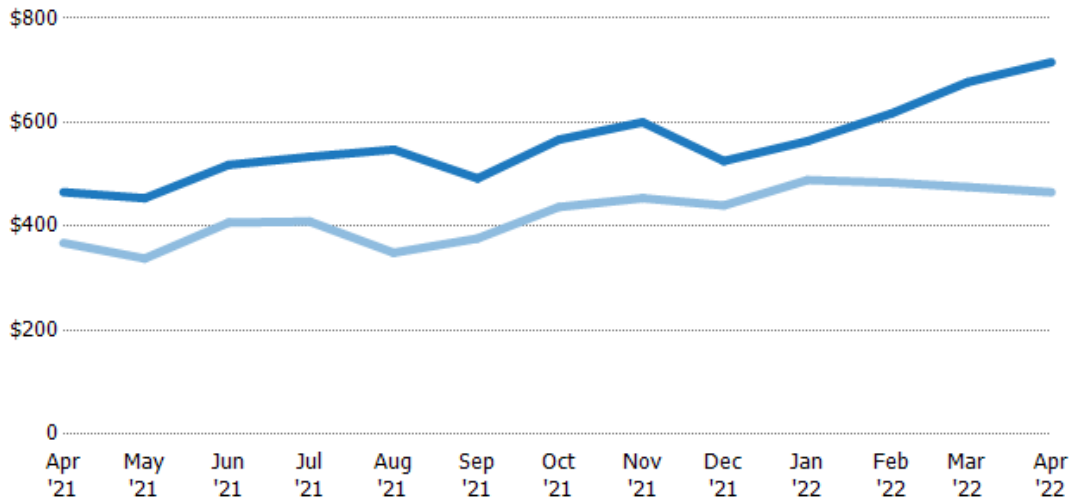
Median Sales Price per Sq Ft

The median of the sales price divided by the living area of properties sold each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Price/sq ft	% Chg.
Apr '22	\$716	53.7%
Apr '21	\$466	26.5%
Apr '20	\$368	-1.1%



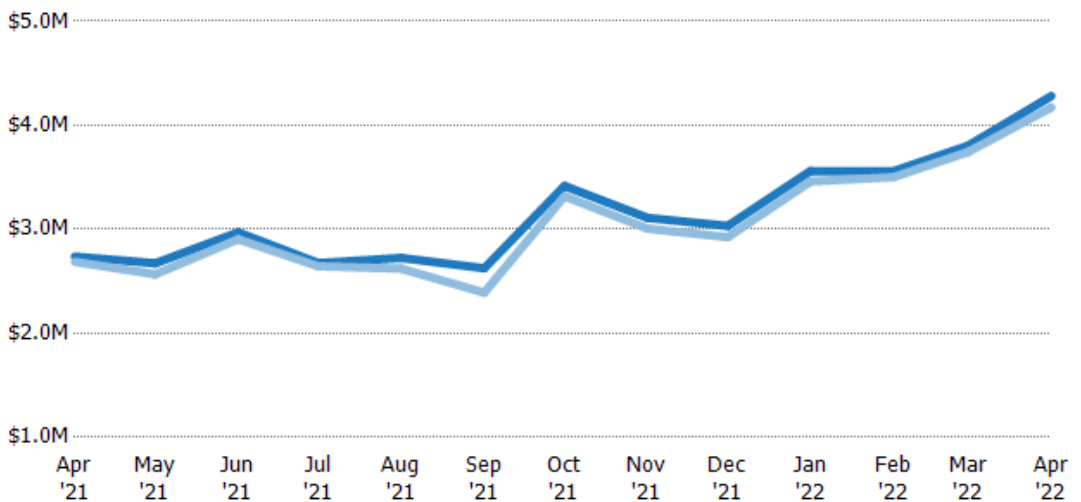
Current Year	\$466	\$454	\$518	\$534	\$548	\$492	\$567	\$600	\$526	\$564	\$617	\$677	\$716
Prior Year	\$368	\$338	\$407	\$409	\$349	\$377	\$437	\$454	\$440	\$489	\$484	\$476	\$466
Percent Change from Prior Year	26%	34%	27%	30%	57%	31%	30%	32%	19%	15%	27%	42%	54%

Average Sales Price vs Average Listing Price

The average sales price as a percentage of the average listing price for properties sold each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



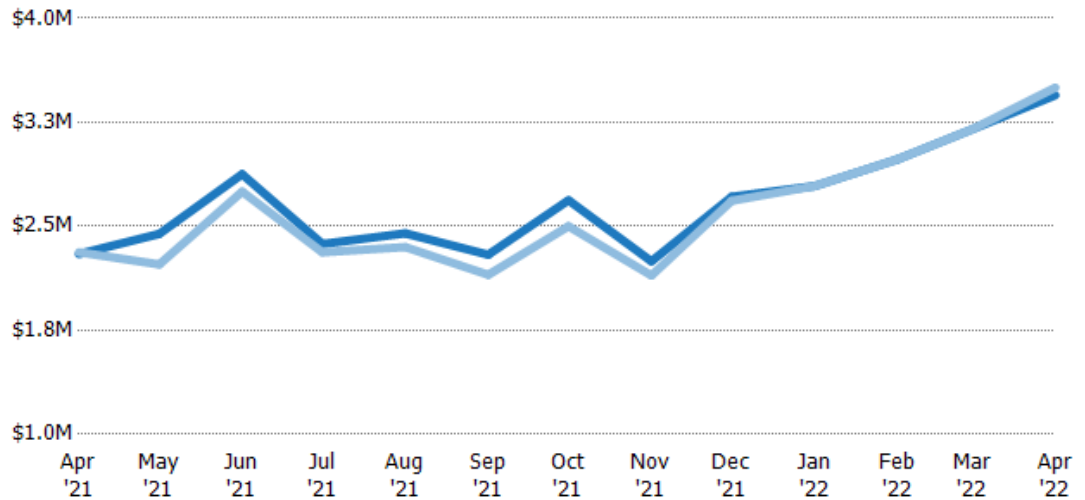
Avg List Price	\$2.74M	\$2.67M	\$2.97M	\$2.67M	\$2.72M	\$2.63M	\$3.42M	\$3.11M	\$3.03M	\$3.56M	\$3.56M	\$3.81M	\$4.28M
Avg Sales Price	\$2.69M	\$2.57M	\$2.9M	\$2.64M	\$2.62M	\$2.39M	\$3.32M	\$3.01M	\$2.92M	\$3.46M	\$3.5M	\$3.75M	\$4.17M
Avg Sales Price as a % of Avg List Price	98%	96%	98%	99%	96%	91%	97%	97%	96%	97%	98%	98%	97%

Median Sales Price vs Median Listing Price

The median sales price as a percentage of the median listing price for properties sold each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



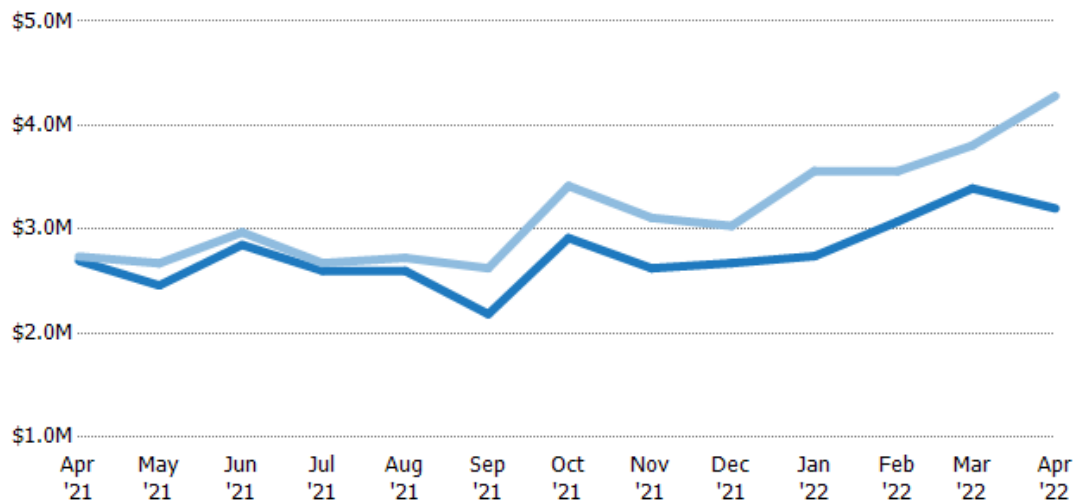
Median List Price	\$2.3M	\$2.45M	\$2.88M	\$2.37M	\$2.45M	\$2.3M	\$2.69M	\$2.25M	\$2.71M	\$2.79M	\$2.98M	\$3.2M	\$3.45M
Median Sales Price	\$2.31M	\$2.23M	\$2.75M	\$2.31M	\$2.35M	\$2.15M	\$2.5M	\$2.15M	\$2.68M	\$2.79M	\$2.98M	\$3.2M	\$3.5M
Med Sales Price as a % of Med List Price	101%	91%	96%	97%	96%	94%	93%	95%	99%	100%	100%	100%	102%

Average Sales Price vs Average Est Value

The average sales price as a percentage of the average AVM or RVM® valuation estimate for properties sold each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



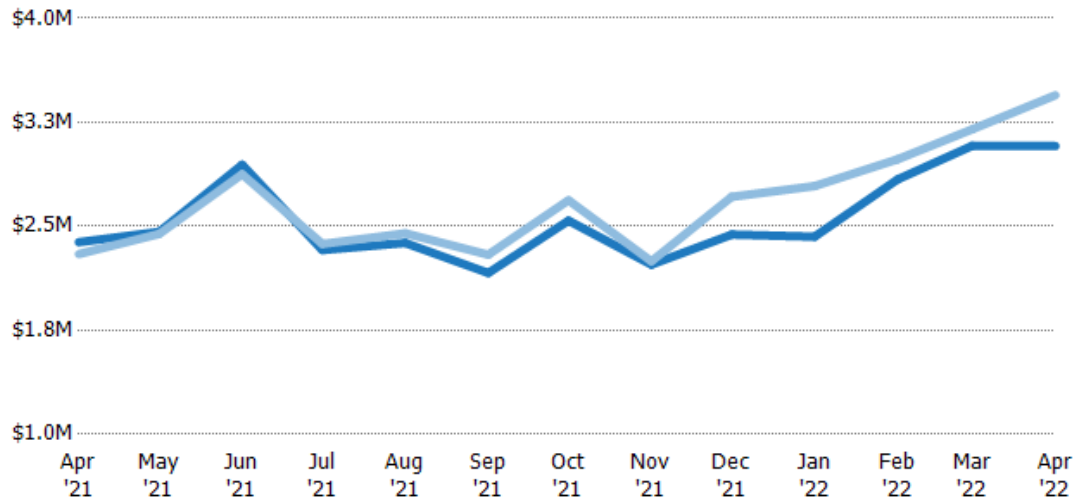
Avg Est Value	\$2.7M	\$2.46M	\$2.85M	\$2.6M	\$2.6M	\$2.18M	\$2.92M	\$2.62M	\$2.67M	\$2.74M	\$3.07M	\$3.39M	\$3.2M
Avg Sales Price	\$2.74M	\$2.67M	\$2.97M	\$2.67M	\$2.72M	\$2.63M	\$3.42M	\$3.11M	\$3.03M	\$3.56M	\$3.56M	\$3.81M	\$4.28M
Avg Sales Price as a % of Avg Est Value	102%	109%	104%	103%	105%	120%	117%	118%	113%	130%	116%	112%	134%

Median Sales Price vs Median Est Value

The median sales price as a percent of the median AVM or RVM® valuation estimate for properties sold each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



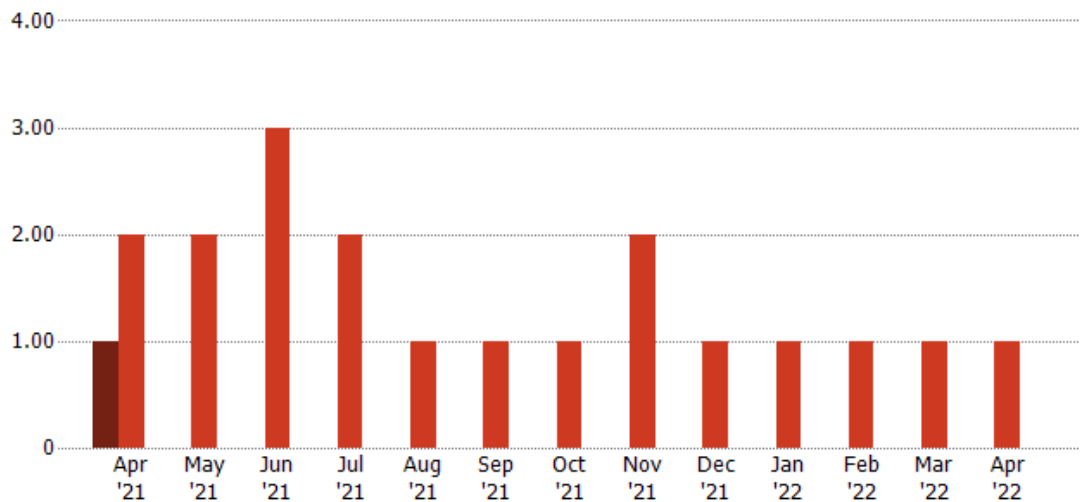
Median Est Value	\$2.39M	\$2.46M	\$2.94M	\$2.33M	\$2.38M	\$2.16M	\$2.54M	\$2.22M	\$2.44M	\$2.42M	\$2.84M	\$3.08M	\$3.08M
Median Sales Price	\$2.3M	\$2.45M	\$2.88M	\$2.37M	\$2.45M	\$2.3M	\$2.69M	\$2.25M	\$2.71M	\$2.79M	\$2.98M	\$3.2M	\$3.45M
Med Sales Price as a % of Med Est Value	96%	99%	98%	102%	103%	106%	106%	101%	111%	115%	105%	104%	112%

Distressed Listings

The number of distressed residential properties that were for sale at the end of each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



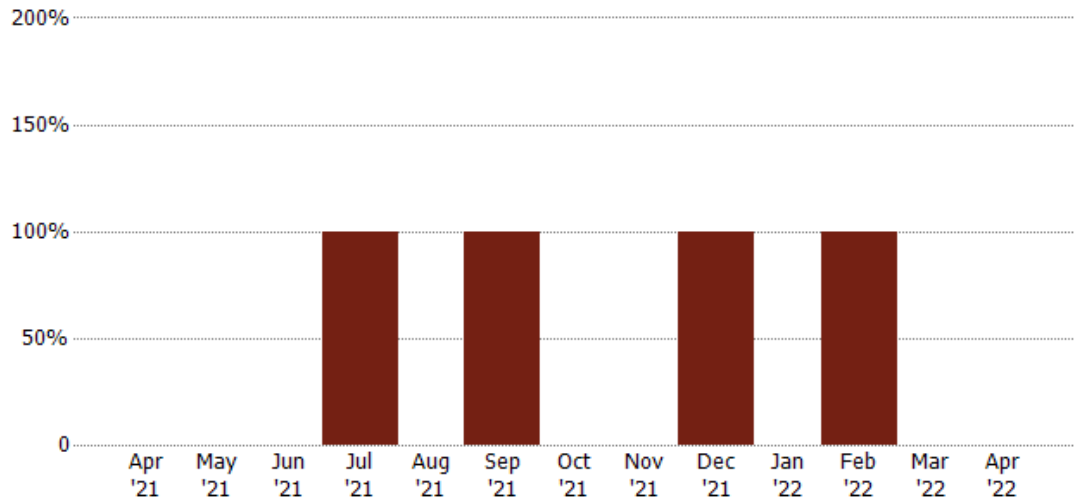
Current Year	1	-	-	-	-	-	-	-	-	-	-	-	-
Prior Year	2	2	3	2	1	1	1	2	1	1	1	1	1
Percent Change from Prior Year	-50%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%

Distressed Sales

The count of distressed residential properties sold each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



■ Current Year



Sales Activity by ZIP

Apr 2022

ZIP	Pendings (Month End)	Pending Volume (Month End)	Sales	Sales Volume	Avg Sales Price	Median Sales Price	Avg Sales Price per Sq Ft	Median Sales Price per Sq Ft	Median Days In RPR
85253	52	\$253,896,449	52	\$216,913,986	\$4,171,423	\$3,500,000	\$732	\$719	13